The City of Olivette Planning and Community Design Commission (Commission) conducted a live stream virtual meeting on May 7, 2020, at 7:00 PM. Rob Jurgiel presiding as Acting Chair called the meeting to order. Commission Member Jodie Rich served as Acting Secretary. The meeting was live streamed via Zoom Meeting https://us02web.zoom.us/j/86231760992.

1. ROLL CALL:
On roll call, the following members were present via live stream: Brad Abel, Bryan Lewis, Rob Jurgiel, Jodie Rich, Michael Saunders, and Carol Waggoner.
Also in attendance were: Mayor Missy Waldman, Director of Planning and Community Development Carlos Trejo, and Planner/GIS Coordinator Jonathan Roper.
A quorum being presented, Mr. Jurgiel declared the meeting in session for the transaction of business.

2. OLD BUSINESS:
   A. 9398 Olive Boulevard

   Staff noted the proposed changes to the site plan for the streetscape and sidewalk.
   Matt Fogarty, Premier Design Group, Petitioner, discussed the plans with the Commission. He noted the ADA compliance with the connections and the choice for the location of the streetscape, building location, and sidewalks.
   Bob Gage, GBT Realty Corporation, 9010 Overlook Boulevard, Tennessee, discussed the location of the sidewalk connections with Olive Boulevard and Dielman Road. Mr. Gage discussed the location of the building and the choice for the location. He noted power lines and landscaping that would come into conflict.
   Motion by Mr. Saunders to consider an amendment to the approved Site Plan and Community Design Review under Ordinance #2693 as illustrated on the plans prepared by Premier Design Group, Inc., with the date listed as April 1, 2020, but as presented today and as presented in the Memorandum from the Department of Planning and Community Development dated May 7, 2020, subject to any staff conditions noted therein. Ms. Waggoner seconded the motion.

   The roll call vote:
   Commissioner Saunders-yes
   Commissioner Abel-Yes
   Commissioner Rich-Yes
   Commissioner Lewis-Yes
   Commissioner Waggoner-Yes
   Acting Chairman Jurgiel-Yes

   Conditions of approval include the following:
   1. Revise connection on the west side to Dielman Road will be north of the drive lane.
   2. There will be a connection of the east side of the building to Olive Boulevard.
   4. Direct pedestrian access be provided to Dielman Road (§428.270.A).
   5. Swale area between the building and sidewalk landscaping will be fully soded and sprinklered.
6. Landscape improvements will be part of the ROW transfer and designed/coordinated by City’s consultant.

Motion passed 6-0.

Rob read a question from the Zoom Chat from Jason regarding lighting at the City Hall redevelopment site. Acting Chair Jurgiel noted this comment regards a different address.

3. NEW BUSINESS:
A. Olive Crossing

Mr. Trejo requested to amend the agenda to include new business item A. Olive Crossing (formerly known as the Olivette Gateway located at the southwest corner of Olive Boulevard and I-170.

Petition: Variation request through Site Plan Review
Description: variation to the number, size and height of proposed construction sign.
Petitioner: Greg Yawitz, KEAT Properties
Property Owner: KEAT Olivette Gateway, LLC

Greg Yawitz, Petitioner and owner/developer of Olive Crossing development, addressed the Commission. He noted the site is large and the existing sign is not visible from the adjacent highway. Commission discussed lighting on the sign. Noted to have solar panel low level lights.

Motion by Mr. Saunders to authorize an additional subdivision real estate and construction sign 24-ft in width, 12-ft in height, and 6-ft above grade, as illustrated in the slide as presented to the Commission on May 7, 2020. Motion seconded by Ms. Waggoner.

The roll call vote:
Commissioner Saunders-yes
Commissioner Abel-Yes
Commissioner Rich-Yes
Commissioner Lewis-Yes
Commissioner Waggoner-Yes
Acting Chairman Jurgiel-Yes
Motion passed 6-0.

4. DISCUSSION ITEMS:
A. Stormwater Management

Mr. Trejo and Mr. Roper discussed stormwater patterns with the Commission. Staff discussion on topography and construction.

B. City of Olivette Comprehensive Plan

Mr. Trejo noted to do more inhouse items for the comprehensive plan. Due to Coronavirus, the expenditures are projected to be lower. Geospatial plan would assist with comprehensive plan for mapping and analyst.

C. OTHER BUSINESS:
A. Meeting Minutes
   There were no meeting minutes for April 16, 2020.

B. Reports
   Mr. Trejo provided updates on planning and development activities.
   Mayor Waldman noted activities of the City Council. Mayor Waldman.

   ADJOURNMENT:
   • Acting Chair Jurgiel asked if there were any further questions or comments. Being no further question or comments, the meeting was adjourned at 9:06 PM

Acting Secretary Jodie Rich

Acting Chair Rob Jurgiel
Adopted: 2020 xx-xx